



100 Hughes Road  
Madison, Alabama 35758  
[www.madisonal.gov](http://www.madisonal.gov)

**AGENDA**  
**PLANNING COMMISSION**  
**Thursday, October 15, 2020**  
**5:30 p.m.**  
**Council Chambers**

Planning Commission Members  
Chairman Troy Wesson, CAPZO

Vice Chair Stephen Brooks, CAPZO  
Terri W. Johnson, CAPZO  
Tim Cowles, CAPZO  
Cameron Grounds, CAPZO

Councilmember, John Seifert, CAPZO  
Cynthia McCollum, CAPZO  
Mike Potter, CAPZO  
Steven Ryder, CAPZO

***To follow CDC guidelines and protect public health during the COVID-19 pandemic, the City urges the public, employees, and staff who are not required to attend to stay home. Anyone who is sick or who is living with a quarantined family member should not attend the meeting. Planning Commission meetings are still open to the public through live broadcasts on local WOW Channel 42 and online streaming: (visit <http://www.madisonal.gov/1130/Video-Updates> for access)***

- I. Call to Order**
- II. Roll Call**
- III. Acceptance of the Agenda**
- IV. Minutes Approval - Approval of Minutes for September 17, 2020 Regular Meeting**
- V. Public Comments**
- VI. Public Hearings**

**Annexation/Master Plan Amendment/Zoning Map Amendment**

- 1. Henderson Lane Project (ANN 2020-004/MPA 2020-007/ZMA 2020-009)**  
**Annexation of 14 acres into the City of Madison and zone the property R2 (Medium Density Residential District) and amend the West Side Master Plan upon annexation**  
**Location:** North of Huntsville-Browns Ferry Road, West of Henderson Lane  
**Applicant/Property Owner:** Reality 9, LLC  
[Staff Report](#)

## **Annexation/Zoning Map Amendment**

2. **225 Patricia Road** (ANN 2020-002/ZMA 2020-007)  
**Annexation of 0.35 acres into the City of Madison and zone the property R2 (Medium Density Residential District) upon annexation**  
**Location:** 225 Patricia Road (South of Lynn Drive, West of Patricia Road)  
**Applicant/Property Owner:** Jonathan and Kelli Green  
[Staff Report](#)
3. **11606 Morris Drive** (ANN 2020-003/ZMA 2020-008)  
**Annexation of 0.90 acres into the City of Madison and zone the property R-1A (Low Density Residential District) upon annexation**  
**Location:** 11606 Morris Drive (North of Parker Hall Subdivision, East of Morris Drive)  
**Applicant/Property Owner:** The Gorton Family Loving Trust  
[Staff Report](#)
4. **29195 Cedar Acres Drive** (ANN 2020-005/ZMA 2020-011)  
**Annexation of 1.0 acre into the City of Madison and zone the property R-1A (Low Density Residential District) upon annexation**  
**Location:** 29195 Cedar Acres (North of Cedar Acres Drive, East of Greenbrier Woods Subdivision)  
**Applicant/Property Owner:** Stacey Gatlin  
[Staff Report](#)

## **Subdivisions**

5. [Moore's Creek, Phase 5](#) (PP 2020-005)  
**Preliminary Plat for 51 lots**  
**Location:** South of Towhee Way, West of Golden Ashe Court  
**Applicant:** Breland Homes, LLC  
**Property Owner:** Wood Duck Farms, LLC  
[Staff Report](#)
6. [Bellawoods](#) (LP 2020-007)  
**Layout Plan for 248 lots**  
**Location:** North of Huntsville-Browns Ferry Road, east of Holladay Road  
**Applicant:** Diltina Development Corporation  
**Property Owner:** Southern Latitude Investments, LLC  
[Staff Report](#)

**Public Hearing Closed**

## Site Plans

7. [The Heights at Town Madison Condos](#) (SP2020-021)  
**Construction of a 42 unit condominium project**  
**Location:** Generally south of St. Louis Street, West of Iberville Street  
**Applicant:** Mullins, LLC  
**Property Owner:** Breland Companies  
[Staff Report](#)
8. [Brook Church New Worship Center](#) (SP2020-022)  
**Construction of 12,637 Worship Center and associated infrastructure**  
**Location:** 8573 Hwy 72W (South of Hwy 72, west of Balch Road)  
**Applicant/Property Owner:** The Brook Church  
[Staff Report](#)

## Location, Character & Extent

9. [Oakland Spring Branch Greenway-Northern Section](#) (LCE2020-002)  
**Location, Character, and Extent for Greenway Segment**  
**Location:** Extending from Powell Road to Huntsville-Browns Ferry Road, between Morris Drive and Bowers Road  
**Applicant/Property Owner:** City of Madison  
[Staff Report](#)

## VII. New Business

## VIII. Adjournment